

**WILLIAMSBURG
ARCHITECTURAL REVIEW BOARD MINUTES
Tuesday, March 27, 2007**

The regular semi-monthly meeting of the Williamsburg Architectural Review Board was held on Tuesday, March 27, 2007 at 6:30 p.m. in the Williamsburg Municipal Building, 401 Lafayette Street.

CALL TO ORDER AND ATTENDANCE

Chairman Spence called the meeting to order. Present in addition to Mr. Spence were Board members Messrs. Edwards, Hertzler, Lane and Kent. Absent were Board members Quarles and Klee. Staff members Deputy Planning Director Murphy and Secretary Scott were present.

Consent Agenda

Chairman Spence explained the consent agenda procedure to the audience stating that if an application is in full compliance with the ***Design Review Guidelines***, it is placed on the consent agenda. If no member of the Board has any question regarding the application and concurs that it is in full compliance with the *Guidelines*, the audience is asked if they are present to discuss any case on the Consent Agenda. If there is no one in the audience present to discuss any item on the Consent Agenda, those applications are approved as submitted and the applicants dismissed without further discussion.

Applications on tonight's Consent Agenda:

ARB #07-021 CWF/Great Hopes Plantation/114 Visitor Center Drive – Exhibition Well

ARB #07-022 Florakis/601 College Terrace/Accessory Structure (detached garage/studio) -- Approved with the condition that the dormers in the detached garage match the dormers of the main house and being built in proportion with the building.

ARB #07-025 La Tolteca/3048 Richmond Road – Exterior Change (windows and freezer)

There being no questions or comments from the Board or the audience about the Consent Agenda cases, Mr. Lane moved that the cases on the consent agenda be approved as submitted. Mr. Hertzler seconded the motion which carried by roll call vote of 5-0 except for ARB #07-021 when the vote was 3-0-2.

Recorded vote on the motion:

Aye:	Edwards, Spence, Lane, Kent, Hertzler
Nay:	None
Abstain:	Spence and Edwards from ARB #07-021
Absent:	Quarles, Klee

ARCHITECTURAL PRESERVATION DISTRICT

ARB #07-017 Armistead House, LLC/320 North Henry Street - Exterior Changes (ADA ramp, porch rails and enclosed stairs) – Tabled

Michael Nordstrom, minority partner in Armistead House, LLC, stated that because there was not enough room on the west side, the handicap ramp has been moved to the south side. He noted that they are also considering a metal lift which could be put on the rear near the new enclosed porch or on the south side where the ramp is currently proposed. He added that the balusters are not really needed but would like to add them for liability issues. Mr. Nordstrom said the porch connection has been removed, the existing windows will remain and the storm windows will be the magnetic type. The owners have been notified that after the initial review, the house is eligible to be on the National Register. However, just in case a stumbling block occurs with further review, Mr. Nordstrom asked if he could have the option to replace the windows with Pella windows that meet the *Design Review Guidelines*.

Board comments included:

- Relocating the ramp to the rear will be less visually intrusive
- If the lift is installed rather than the ramp it will appear less “busy”
- The windows are very important and the Board would like to see a full rendering of the windows in the stair tower
- The door into the stairwell of the stair tower needs to match the others
- The handrail balusters on the ramp, if used, needs to be more simple
- Need to actually see what the changes are going to look like
- Whether or not they are eligible to be on the National Register, the existing windows should remain
- Suggestion that the use of sprinklers in the building may be a consideration

Mr. Spence moved that the case be tabled to allow the applicant time to prepare the appropriate renderings. Mr. Edwards seconded the motion which carried by roll call vote of 5-0.

Recorded vote on the motion:

Aye:	Edwards, Spence, Lane, Kent, Hertzler
Nay:	None
Absent:	Quarles, Klee

ARB #07-023 Bluegreen Vacations Unlimited, Inc./Liberty Inn/315 York Street – Exterior Change (materials & colors) – Approved with Conditions

Tom Brown, project manager and Jim Kelly, architect, were present to respond to any comments or questions. Mr. Brown said they have reviewed the minutes from the previous meetings and have talked with Mrs. Murphy regarding the changes. Mrs.

Murphy noted that the drawings and minutes of the meetings for the previously approved submittal are included in the Board's packet. The applicant proposes the following:

- The window locations have been moved because the top level determines where the brick stops on the building and the window locations. Otherwise four courses of brick will have to be removed to locate the windows in the previously approved location.
- Make-up air louvers have been installed on the rear elevation.
- Metal storefront windows and doors remain as previously approved.
- Metal panels will be used between the windows instead of PVC as previously approved.
- The heights of the entrance canopies have been modified to reflect the elevations.
- All colors will remain as previously approved.

Mrs. Murphy summarized that the major changes proposed are the windows and the decision not to use PVC. Mr. Hertzler asked if the conference center/showroom is to be painted and said there is a lot of history with the structure and he would hate to see it painted. Commission members and the applicant's representatives discussed whether to paint or to leave the existing brick. Mr. Kelly concluded the discussion by saying the decision is up to the Board and the applicant will do whichever is preferred. He suggested the applicant could install all the trim on the remaining portions of the Liberty Inn building and before painting it the Board could review the site.

Mr. Spence moved that the conference center/showroom portion of the project not be painted, that the pediment on the conference center/showroom be repaired and that the materials and colors for the remaining portions of the Liberty Inn be approved. He noted the applicant has the option to return to the Board if they decide to not paint the Liberty Inn as discussed at the meeting after the proposed metal banding and windows have been installed. Mr. Lane seconded the motion which carried by roll call vote of 5-0.

Recorded vote on the motion:

Aye:	Edwards, Spence, Lane, Kent, Hertzler
Nay:	None
Absent:	Quarles, Klee

Mr. Kent asked if the light fixtures will be replaced and Mr. Brown responded that they are not sure at this point, the lighting is still on the list for further action. Mr. Hertzler expressed concern about the illumination on the building and Mr. Brown said they are in the process of observing the effect of the existing night lighting on the site and will return to the Board if changes are proposed.

ARB #07-024 Newell/220 North Henry Street – Exterior Change (asphalt shingle to standing seam metal roof) – Tabled

Mr. Edwards moved that case ARB #07-024 be tabled because there was no representative present. Mr. Hertzler seconded the motion which carried viva voce.

CORRIDOR PROTECTION DISTRICT

ARB #07-004 McDonalds Restaurant/1620 Richmond Road – Playground Equipment – Withdrawn by applicant prior to the meeting.

Mrs. Murphy stated that ARB #07-004 had been withdrawn prior to the meeting.

SIGNS

None

OTHER

Minutes for March 13, 2007

The minutes for the March 13, 2007 meeting were approved as presented viva voce.

There being no further business the meeting adjourned at 7:45 p.m.

Dee Scott
Secretary